

Message

From: Defeo, Frank (DEP) [Frank.Defeo@dep.nj.gov]
Sent: 4/22/2021 6:06:50 PM
To: Mark Fisher [MFisher@elminc.com]; Abels, Jeanette [Jeanette.Abels@dep.nj.gov]
CC: Baxter, Pamela [baxter.Pamela@epa.gov]; Mumford, Fred [Fred.Mumford@dep.nj.gov]; Haymes, David (DEP) [David.Haymes@dep.nj.gov]; Kratina, Kevin (DEP) [Kevin.Kratina@dep.nj.gov]; Howitz, Wayne (DEP) [Wayne.Howitz@dep.nj.gov]; Inserra, Alphonse (DEP) [Alphonse.Inserra@dep.nj.gov]; Louis Karagias [Louis.Karagias@law.njoag.gov]
Subject: RE: Syncon Resins Site PI#019804

Yes, contact me at 609-984-4472 to coordinate with Matt to ensure that you have all related info.

Frank A. DeFeo
Assistant Director, Financial Services Element
NJDEP, Site Remediation & Waste Management Program
p 609-633-0763
f 609-633-2360



NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION

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From: Mark Fisher <MFisher@elminc.com>
Sent: Thursday, April 22, 2021 1:56 PM
To: Defeo, Frank (DEP) <Frank.Defeo@dep.nj.gov>; Abels, Jeanette (DEP) <Jeanette.Abels@dep.nj.gov>
Cc: Baxter, Pamela <baxter.Pamela@epa.gov>; Mumford, Fred (DEP) <Fred.Mumford@dep.nj.gov>; Haymes, David (DEP) <David.Haymes@dep.nj.gov>; Kratina, Kevin (DEP) <Kevin.Kratina@dep.nj.gov>; Howitz, Wayne (DEP) <Wayne.Howitz@dep.nj.gov>; Inserra, Alphonse (DEP) <Alphonse.Inserra@dep.nj.gov>; Karagias, Louis (LPS) <Louis.Karagias@law.njoag.gov>
Subject: [EXTERNAL] RE: Syncon Resins Site PI#019804

Understood. What is the best to make sure that we obtain the financial information / costs incurred by the agency on this matter that make up the lien? I want to get this right the first time and my experience with types of requests is that all of the requested info is often not provided (requiring a second or third request). Would it be possible that once we have the file review date set up, that I could reach out to you to coordinate with Matt Coeffer to make sure everything we are looking for is being provided (that you can provide obviously)? Thanks much! Mark

From: Defeo, Frank (DEP) <Frank.Defeo@dep.nj.gov>

Sent: Thursday, April 22, 2021 1:45 PM

To: Mark Fisher <MFisher@elminc.com>; Abels, Jeanette (DEP) <Jeanette.Abels@dep.nj.gov>

Cc: Baxter, Pamela <baxter.Pamela@epa.gov>; Mumford, Fred (DEP) <Fred.Mumford@dep.nj.gov>; Haymes, David (DEP) <David.Haymes@dep.nj.gov>; Kratina, Kevin (DEP) <Kevin.Kratina@dep.nj.gov>; Howitz, Wayne (DEP) <Wayne.Howitz@dep.nj.gov>; Inserra, Alphonse (DEP) <Alphonse.Inserra@dep.nj.gov>; Karagias, Louis (LPS) <Louis.Karagias@law.njoag.gov>

Subject: RE: Syncon Resins Site PI#019804

Mark,

Due to our procurement rules, I can't provide any information to you as there may be other interested parties of whom I am not aware. To obtain any further information, I have to refer you to our OPRA office. The link is below.

<https://www.nj.gov/dep/opra/>

Frank A. DeFeo

Assistant Director, Financial Services Element

NJDEP, Site Remediation & Waste Management Program

p 609-633-0763

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From: Mark Fisher <MFisher@elminc.com>

Sent: Wednesday, April 21, 2021 5:31 PM

To: Defeo, Frank (DEP) <Frank.Defeo@dep.nj.gov>; Abels, Jeanette (DEP) <Jeanette.Abels@dep.nj.gov>

Cc: Baxter, Pamela <baxter.Pamela@epa.gov>; Mumford, Fred (DEP) <Fred.Mumford@dep.nj.gov>; Haymes, David (DEP) <David.Haymes@dep.nj.gov>; Kratina, Kevin (DEP) <Kevin.Kratina@dep.nj.gov>; Howitz, Wayne (DEP) <Wayne.Howitz@dep.nj.gov>; Inserra, Alphonse (DEP) <Alphonse.Inserra@dep.nj.gov>; Karagias, Louis (LPS) <Louis.Karagias@law.njoag.gov>

Subject: [EXTERNAL] RE: Syncon Resins Site PI#019804

Thanks Frank – can you get us some intel on the amounts of the liens by DEP and EPA (just so we have better understanding of how we might try to reach a settlement)? Also, if there are any key documents that you can share with us on the remaining remedial obligations / back up for the O&M, that would be helpful. We are going to go thru the normal channels via OPRA/FIOA to get the project files, but anything you can get to us sooner would be very much

appreciated. If you think a quick call with me would be helpful, that would be great. Much appreciated. Mark

From: Defeo, Frank (DEP) <Frank.Defeo@dep.nj.gov>

Sent: Wednesday, April 21, 2021 5:06 PM

To: Mark Fisher <MFisher@elminc.com>; Abels, Jeanette (DEP) <Jeanette.Abels@dep.nj.gov>

Cc: Baxter, Pamela <baxter.Pamela@epa.gov>; Mumford, Fred (DEP) <Fred.Mumford@dep.nj.gov>; Haymes, David (DEP) <David.Haymes@dep.nj.gov>; Kratina, Kevin (DEP) <Kevin.Kratina@dep.nj.gov>; Howitz, Wayne (DEP) <Wayne.Howitz@dep.nj.gov>; Inserra, Alphonse (DEP) <Alphonse.Inserra@dep.nj.gov>; Karagias, Louis (LPS) <Louis.Karagias@law.njoag.gov>

Subject: RE: Syncon Resins Site PI#019804

Mark,

DEP, EPA, and the Town of Kearny all have liens against the Syncon property.

Operations and maintenance going forward are projected at about \$410,000 annually. Some sampling will be required as well.

Frank A. DeFeo
Assistant Director, Financial Services Element
NJDEP, Site Remediation & Waste Management Program
p 609-633-0763
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From: Mark Fisher <MFisher@elminc.com>

Sent: Wednesday, April 14, 2021 8:48 AM

To: Abels, Jeanette [DEP] <Jeanette.Abels@dep.nj.gov>

Cc: Baxter, Pamela <baxter.Pamela@epa.gov>; Defeo, Frank [DEP] <Frank.Defeo@dep.nj.gov>; Mumford, Fred [DEP] <Fred.Mumford@dep.nj.gov>

Subject: [EXTERNAL] RE: Syncon Resins Site PI#019804

Jeanette - Thanks again for your time on this site last week.

Frank/Pam – I have client/developer who is very interested in the property. Accordingly, we are looking to get a better understanding of the open issues at the site, including the past costs/possible settlement issues on past agency costs in the event that we want to come into DEP to talk about signing an ACO/Development Agreement. Can you provide that information for me (doesn't need to be exact – just high-level ballpark number so we can decide if this is still something we want to pursue)?

Thanks and let me know if you would like to discuss/I can set up a quick call if you think that is helpful. Mark

From: Abels, Jeanette <Jeanette.Abels@dep.nj.gov>
Sent: Thursday, April 8, 2021 10:25 AM
To: Mark Fisher <MFisher@elminc.com>
Cc: Baxter, Pamela <baxter.Pamela@epa.gov>; Defeo, Frank <Frank.Defeo@dep.nj.gov>; Mumford, Fred <Fred.Mumford@dep.nj.gov>
Subject: FW: Syncon Resins Site PI#019804

As we discussed on the phone this morning, you should contact Frank DeFeo of NJDEP at Frank.Defeo@dep.nj.gov and Pam Baxter of EPA at Pamela.Baxter@epa.gov for information regarding the past costs for the Syncon site. You will also need to contact the Town of Kearny.

I can confirm that the DEP OPRA office is coordinating records reviews at this time.

Please contact me if you need additional information.

Jeanette Abels

From: Mark Fisher <MFisher@elminc.com>
Sent: Thursday, April 8, 2021 7:51 AM
To: Abels, Jeanette <Jeanette.Abels@dep.nj.gov>
Subject: [EXTERNAL] Syncon Resins Site PI#019804

Hi Jeanette – I am working with someone who is interested in the property located at 77 – 89 Jacobus Ave in Kearny. Based upon the info from Dataminer it appears that this is a publicly-funded cleanup site. We are submitting an OPRA request for the DEP files but I was hoping that I could call you to discuss the site at a high level while we wait to access to the files. Let me know if there is good number to reach you (website lists 609-292-4873 but wasn't sure if this still a good number while you are working remotely) or can call contact me (best way is via cell (609) 577-3974 or email). Thanks in advance for your assistance. Mark

	<p>MARK D. FISHER, CHMM, LSRP Managing Partner The ELM Group, Inc. 345 Wall Street Research Park Princeton NJ 08540 Tel 609.683.4848 Ext.222 Cell 609.577.3974 MFisher@elminc.com www.ExploreELM.com</p>
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